

**NOTICE OF SALE OF REAL PROPERTY BY THE
SOUTHERN WEST VIRGINIA COMMUNITY AND TECHNICAL COLLEGE**

NOTICE IS HEREBY GIVEN that, in accordance with W. Va. Code § 18B-19-10, Southern West Virginia Community and Technical College plans to sell the following described real estate, together with the buildings and improvements located thereon, the rights-of-way, easements, and appurtenances thereunto belonging, situate, lying and being in SAULSVILLE, COUNTY OF WYOMING, STATE OF WEST VIRGINIA (the "Real Property"), and being more partially bounded and described as follows:

All of Lot No. 54.1 Beginning at roof bolt, a common corner to Tracts Nos. One and Two this day conveyed by Dick Cook and Edna Mae Cook, his wife, to the party of the second part; thence N 15 21 W 586.91 feet to a roof bolt at the roots of a 14" popular upon a common corner to the above-referenced to tracts; thence 48 07 39 E 103.65 feet to a roof bolt; thence N 75 50 08 E 40.04 feet to a roof bolt; thence S 33 16 03 E 107.37 feet to a roof bolt; thence S 33 12 02 E 35.00 feet to a roof bolt; thence S 24 34 44 E 91.87 feet to a roof bolt; thence S 47 06 35 E 104.06 feet to a roof bolt; thence S 29 40 34 E 121.48 feet to a roof bolt; thence S 20 35 38 E 139.35 feet to a roof bolt; thence S 64 42 53 W 227.85 feet to a roof bolt; thence S 55 49 39 W 68.04 feet to the beginning, containing 132,500 square feet, or 3.04 acres.

And being the same property conveyed to the West Virginia Board of Regents, a statutory corporation, by the deed dated September 16, 1986, from James Richard Cook and Tammy Cook, which deed is of record in the Office for the Clerk of the County Commission of Wyoming County, West Virginia, in Deed Book 353, at Page 392.

And being the same property conveyed to Southern West Virginia Community and Technical College by deed dated 23rd day of June, 2009 of record in the Office Clerk of the County Commission of Wyoming County, West Virginia in Deed Book 445, at Page 827. The Real Property has an address of 128 College Drive, Saulsville, West Virginia 25856.

All of Lot 54.2: TRACT NO. One: Beginning at a 5/8" rebar with the cap set on the edge of the Bowers Ridge road; thence the eastern right of way of State Route 97, 642 feet, more or less, a chord bearing N 13 14 04 W 641.06 feet to a 5/8" rebar with cap set; thence N 77 00 36 E 407.72 feet to a 5/8" rebar with cap; thence N 48 45 59 E 107.37 feet to a roof bolt at the roots of a 14" dead popular; thence S 13 55 E 78.29 feet to a stake; thence S 13 55 E 132.31 feet to a stake; thence S 01 27 W 163.81 feet to a stake; thence S 29 36 E 134.47 feet to a stake; thence S 25 38 E 65.40 feet to a stake; thence S 33 01 E 26.10 feet to a roof bolt; thence S 59 02 16 W 156.97 feet to a 5/8" rebar with cap set; thence S 67 22 47 W 243.27

feet to a 5/8" rebar with cap set; thence S 70 05 39 W 135.58 feet to the beginning, containing 300,373 square feet, or 6.90 acres.

All of Lot 54.3. TRACT NO. TWO. Beginning at roof bolt at the southeast corner of Tract No. One; thence N 33 01 W 26.10 feet to a stake; thence N 25 38 W 65.40 feet to a stake; thence N 29 36 W 134.47 feet to a stake; thence N 01 27 E 163.81 feet to a stake; thence N 13 55 W 132.31 feet to a stake; thence N 13 55 W 78.29 feet to a roof bolt at the roots of the 14" dead poplar mentioned in Tract One; thence S 15 21 E 586.91 feet to the beginning, containing 10,770 square feet, or 0.25 acres.

And being the same property conveyed to Southern West Virginia Community and Technical College by deed dated 23rd day of June, 2009 of record in the Office Clerk of the County Commission of Wyoming County, West Virginia in Deed Book 445, at Page 829. The Real Property has an address of 128 College Drive, Saulsville, West Virginia 25856.

Said real property to be sold at a price equal to or greater than, \$1,092,500, the average of two appraisals of said real property.

The exception is the building located at 130 College Drive, Saulsville, West Virginia 25876, which is owned by Mountain Heart Community Services, Inc., but the land it resides on is part of the sale.

A public hearing regarding the proposed sale will be held on February 5, 2024 at 1:00 pm at 128 College Drive, Saulsville, West Virginia 25876. A Zoom Meeting Link is available by request from Velva Pennington, Chief Financial Officer, velva.pennington@southernwv.edu.

Written offers are to be placed in a sealed envelope with the Buyer's name, address, and phone number. Sealed offers can be delivered in person to Room 211, Building B on the Logan Campus or mailed to the address below and must be received by February 20, 2024 at 1:00 pm.

Mail offers to: Southern West Virginia Community and Technical College, Attn: Velva Pennington, Chief Finance Officer, 100 College Drive, Logan WV 25601.